

*This document has been prepared by West Bradford Township for electronic distribution. Users may freely copy the file and print its contents for use solely within their own organization. The file and any printed contents may not be given to any third parties without the express written consent of West Bradford Township. The file contents may not be copied electronically into any other format.*

**TOWNSHIP OF WEST BRADFORD  
RESOLUTION 04-05  
DEDICATION OF A PORTION OF OPEN SPACE  
WITHIN THE ESTATES AT BROAD RUN**

**WHEREAS**, Baker Residential of Pennsylvania, LLC, successor to Fortress Pennsylvania LLC, has offered to grant and convey unto West Bradford Township portions of that certain tract or parcel of land situate in West Bradford Township bounded and described according to a final subdivision plan “Welsh Tract Subdivision” prepared by Nave, Newell, and Stampfl, Ltd., final revision dated June 29, 2001, and;

**FURTHER**, Baker Residential of Pennsylvania, LLC has offered to grant and convey “Open Space Area #1” as shown on the above-mentioned plan, being described as being tax parcel 50-5-11 containing 17.11 acres, more or less, and being more particularly described in Exhibit “A” attached hereto and dated October 17, 2003 by Robert R. Heggan, Jr. Professional Land Surveyor, and;

**WHEREAS**, it is the opinion of the Board of Supervisors that acceptance of said open space, as protected habitat area, protected floodplain, and for limited passive recreation would be in the best interest of West Bradford Township.

**NOW, THEREFORE, BE IT AND IT HEREBY IS RESOLVED** that the Board of Supervisors of West Bradford Township accept the Deed of Dedication proposed by Baker Residential of Pennsylvania, LLC, successor to Fortress Pennsylvania LLC, said deed being dated \_\_\_\_\_, 2004 at that time and hereafter the said parcels described in said deed, and known as the Broad Run Preserve as a public preserve.

**Resolved this 24th Day of February, 2004**

**ATTEST**

**TOWNSHIP OF WEST BRADFORD  
BOARD OF SUPERVISORS**

\_\_\_\_\_  
*Jack M. Hines, Jr., Secretary*

\_\_\_\_\_  
*Bruce W. Laverty, Chairman*

\_\_\_\_\_  
*Mark J. Blair, Vice Chairman*

\_\_\_\_\_  
*John A. Haiko, Member*